# CITY COUNCIL MEETING MINUTES
# CITY OF SANTA MARIA, CALIFORNIA
# FEBRUARY 19, 2019 - CITY HALL COUNCIL CHAMBERS

**CALL TO ORDER**
Mayor Patino called the meeting to order at 5:00 p.m.

**ROLL CALL:**
**MEMBERS PRESENT:**
Mayor Alice Patino, Councilmember Michael Moats, Councilmember Mike Cordero, and Councilmember Gloria Soto

Councilmember Etta Waterfield was absent.

**STAFF MEMBERS PRESENT:**
City Manager Jason Stilwell, Interim City Attorney Philip Sinco, Director of Human Resources & Records Jayne Anderson, and Chief Deputy City Clerk Rhonda Garietz (for roll call only).

**PUBLIC COMMENT PERIOD**
There were no requests to speak.

**RECESS - CLOSED SESSION**
Mayor Patino recessed to a Closed Session at 5:02 p.m. for 1) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION: Significant exposure to litigation pursuant to Subdivision (d)(2) of Government Code Section 54956.9 (One potential case); and 2) CONFERENCE WITH LABOR NEGOTIATORS pursuant to Section 54957.6 of the Government Code: Agency Representatives: City Manager Jason Stilwell, Director of Human Resources & Records Jayne Anderson, Consulting Negotiators Che Johnson and Robert MacLeod. Employee Organizations: Service Employees International Union (SEIU) Local 620, Santa Maria Police Association of Middle Management (SMPAMM), Santa Maria Police Officers' Association (SMPOA), Santa Maria City Fire Fighters' Union Local 2020 (Local), Non-Represented Management and Confidential Employees, and Public Safety Managers.

**INVOCATION**
Dorothy Mogavero of United Way gave the Invocation.

**PLEDGE OF ALLEGIANCE TO THE FLAG**
Councilmember Soto led the Pledge of Allegiance.

**CALL TO ORDER**
Mayor Patino reconvened the meeting and called the meeting to order at 5:30 p.m.

**ROLL CALL:**
**MEMBERS PRESENT:**
Mayor Alice Patino, Councilmember Michael Moats, Councilmember Mike Cordero, and Councilmember Gloria Soto

Councilmember Etta Waterfield was absent.

**STAFF MEMBERS PRESENT:**
City Manager Jason Stilwell, Interim City Attorney Philip Sinco, Director of Human Resources and Records Jayne Anderson, Fire Chief Leonard Champion, Police Commander Daniel Cohen, Director of Finance Mary Harvey, City Librarian Mary Housel, Principal Civil Engineer Rodger Olds, Director of Recreation and Parks Alex Posada, Director of Utilities Shad Springer, Assistant City Manager Patrick Wiemiller, and Chief Deputy City Clerk Rhonda Garietz

**CLOSED SESSION REPORT: INTERIM CITY ATTORNEY**
Interim City Attorney Sinco announced that there was no reportable action; however, the Closed Session business had not been completed and would continue at the end of meeting.

1 **PROCLAMATIONS/COMMENDATIONS**
There were no proclamations.

2 **PUBLIC COMMENT PERIOD**
Mark Rademaker spoke about his religious beliefs and treating others the way one would like to be treated.

Alex Mendoza spoke about his concerns for the agriculture businesses about the future H-2A housing ordinance.

Tim Mahoney, representing Southern California Gas Company, spoke about the future of renewable natural gas.

Gary Hall, a resident of Rancho Buena Vista Mobile Estates, spoke about North Santa Barbara County Manufactured Home Team (NESBMHT), an organization affiliated with the Golden State Manufactured Homeowners. He encouraged the City to continue pursuing an enforceable manufactured home rent stabilization ordinance.

Sarah Macdonald commented she was in attendance as an observer on behalf the League of Women Voters.

Samantha Yruegas, representing Fighting Back Santa Maria Valley, spoke about the organization's Super Bowl Campaign against drug and alcohol use during Super Bowl weekend.

Franziska Shepard spoke about parking issues she experiences because her home is situated so close to the hospital. She also distributed photos of some of the parking violations to the City Council.

Mayor Patino asked Police Commander Cohen what the options were for alleviating Ms. Shepard's parking issues.

Commander Cohen responded that parking issues in that area had been quite challenging. Parking by permit only would be one option. He suggested that City staff meet with Ms. Shepard and the other residents to determine if they want to go forward with a permit process.

City Manager Stilwell stated that staff would work with the hospital to remind their employees that parking in the area is for residents. He added that no-parking zones had been expanded.

Mayor Patino asked Commander Cohen to look into the issue further.

City Manager Stilwell closed Public Comment saying that the H-2A item would come before the City Council in April, staff would continue to work with manufactured home stakeholders and schedule a future meeting, and would follow-up with Ms. Shepard's request for assistance.

## 3 CONSENT CALENDAR

Councilmember Cordero asked if he was still able to vote on the Minutes since he had not been in attendance at the last meeting.

Interim City Attorney Sinco indicated that the Minutes belong to the governing body and are not specific to the individual members of the body present, thus Councilmember Cordero would be able to vote on the Minutes.

Consent Calendar Items 3A-3M were approved as presented, including the adoption of Ordinance No. 2019-01 and Resolution Nos. 2019-11, 2019-12, 2019-13, 2019-14, 2019-15, 2019-16, 2019-17, and 2019-18. The recorded vote appears with each item below.

A. Waive the reading in full of all Ordinances and Resolutions. Ordinances on the Consent Agenda will be adopted by the same vote cast at the first meeting, unless City Council indicates otherwise.

***Action:*** Waived full readings.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***

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B. Approve the Minutes of the regular City Council Meeting of January 15, 2019.

***Action:*** Minutes were approved as submitted.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Minutes were adopted. 4-0.***

C. Conduct the second reading, and adopt Ordinance No. 2019-01 making various technical amendments to the Santa Maria Municipal Code relating to personnel, business license requirements for transportation network company drivers, vicious dogs, public parking structures, parking on public property, and bicycles on public property.

***Action:*** Second reading conducted, and technical amendments were approved.

***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Ordinance No. 2019-01. 4-0.***

D. Adopt a Resolution approving an application to the Local Agency Formation Commission (LAFCO) for an out-of-agency domestic water service agreement with St. Marie Mobile Home Park.

***Action:*** Application to LAFCO approved.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Resolution No. 2019-11. 4-0.***

E. Payment of Warrants. Ordered ratified subject to having been certified as being in conformity with the budget and having been approved for payment by the Director of Finance.

***Action:*** Ratified.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. 4-0.***

F. Payment of Payroll. Ordered ratified subject to having been certified by the proper Department Directors, as shown on records on file in the Department of Finance, and having been approved for payment by the Director of Finance.

***Action:*** Ratified.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. 4-0.***

G. Adopt a Resolution approving a joint-use facilities agreement between Allan Hancock College and the Santa Maria Police Department.

***Action:*** Agreement approved.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Resolution No. 2019-12. 4-0.***

H. Adopt a Resolution establishing angled parking on W. Church Street between Smith and Pine Streets, pursuant to Section 7-5.24 of the Santa Maria Municipal Code.

***Action:*** Angled parking to be established.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Resolution No. 2019-13. 4-0.***

I. Adopt a Resolution establishing no-stopping zones on W. Boone Street, pursuant to Section 7-5.16 of the Santa Maria Municipal Code.

***Action:*** No-stopping zone to be established.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***

J. Adopt a Resolution establishing a no-stopping zone on Suey Crossing Road, pursuant to Section 7-5.16 of the Santa Maria Municipal Code.

***Action:*** No-stopping zones to be established.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***

K. Adopt a Resolution establishing a parking restriction for vehicles over six (6) feet in height along the south side of La Brea Avenue between A Street and South Blosser Road, pursuant to Section 22507 of the California Vehicle Code.

***Action:*** Parking restriction to be established.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Resolution No. 2019-16. 4-0.***

L. Adopt a Resolution establishing a parking restriction of vehicles over six (6) feet in height or twenty-two (22) feet in length on E. Plaza Drive between SR-135/Broadway and S. Miller Street, pursuant to Section 22507 of the California Vehicle Code and Section 7-5.17 of the Santa Maria Municipal Code.

***Action:*** Parking restrictions to be established.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Resolution No. 2019-17. 4-0.***

M. Adopt a Resolution granting the Director of Recreation and Parks the authority to: (1) sign a petition and cast a vote on an election ballot in favor of the formation of the San Antonio Basin Water District; and (2) cast votes in favor of the initial board of directors for the San Antonio Basin Water District.

***Action:*** Permission was granted.
***Moved by Councilmember Moats, seconded by Councilmember Soto.***
***Motion carried. Adopted as Resolution No. 2019-18. 4-0.***

## 4 PRESENTATIONS

A. **HOME FOR GOOD SEMI-ANNUAL UPDATE.** The City Council received the semi-annual update regarding Home for Good activities by Dorothy Mogavero of Northern Santa Barbara County United Way/Home for Good.

The first year of Home for Good's effort to eliminate homelessness primarily focused on data collection. In collaboration with the County of Santa Barbara, Home for Good was able to establish one database (Homeless Management Information System) where all of the information relative to homeless individuals could be kept, thus improving efficiencies. Home for Good can now move forward into Phases 2 and 3 (making individuals in the database "document-ready" and procuring available housing). Through local partnerships, over 200 housing units have been identified, each in various stages of development.

Home for Good is a county-wide initiative that supports a coordinated entry system throughout the county engaging and connecting individuals and families experiencing homelessness to housing and support services they need. The program utilizes a housing first model to support permanent housing for chronic and vulnerable individuals and families. Many suffer from mental health issues, as well as other disabilities, that may cause prolonged homelessness. Home for Good engages with homeless neighbors, building trust, bridging gaps in services, and aligning services to enable self-sufficiency.

In 2018, Home for Good was able to take 91 individuals off the street. Of those, 48 entered permanent housing, 14 entered shelters, 12 entered detox, and 17 were reunited with their families. In order to prioritize a homeless individual's needs, Home for Good conducts a Vulnerability Index-Service Prioritization Decision Assistance Tool (VI-SPDAT) to identify the most vulnerable and serve them first.

Home for Good has established locations where the homeless know how to find them. Outreach teams go out into the community to connect with the homeless, and offer them ways to change their circumstance. Building trust, acceptance, and understanding are gained with continuous interaction. There is also strategic locations where the homeless congregate, such as the Santa Maria Library or Town Center Mall. With partners, outreach at these sites becomes another place to connect with homeless. Also available to the homeless are some support service locations where the homeless can receive showers, haircuts, laundry services, and food distributions.

Between March and December 2018, Home for Good staff have had face to face contact with 1,347 homeless individuals in the library. Of those, 94 individuals agreed to be evaluated, and 844 have taken referrals to service providers. In general, during the year, 9 percent of the homeless were veterans, 14 percent were families, and 86 percent were individuals. Countywide, homeless populations number 20 in Carpinteria; 25 in Goleta; 25 in Isla Vista; 633 in Santa Barbara; 264 in Lompoc; and 469 in Santa Maria.

Councilmember Moats asked what kind of documentation a homeless individual needed to participate with Home for Good, and where they go to have their healthcare needs met.

Ms. Mogavero responded that they needed identification such as a passport, driver's license, or birth certificate. For their healthcare needs, Home for Good arranges appointments with Community Health Centers.

Public Comment
Ernest Armenta expressed concern that there was duplication in efforts between local non-profit agencies and Home for Good.

B. **CHAMBER OF COMMERCE PRESENTATION.** The City Council received a presentation from Jennifer Harrison, Director of the Visitor's Bureau with the Santa Maria Valley Chamber of Commerce, regarding the outcome of a recent craft cocktail competition.

During the recent Restaurant Week special, 19 restaurants participated offering special deals at $20.19. The Chamber expanded Restaurant Week by holding a craft cocktail contest. Entries had to contain at least two ingredients, be handmade, and unique to each restaurant/bar. Social

media played a significant role in the success of the contest, and increased Santa Maria's presence in terms of food and drink. There were two opportunities to win: a Fan Favorite vote or a Judge's Choice. The *Michelada* from Maya Restaurant won the Fan Favorite category. And the *Hollywood* from The Historic Santa Maria Inn won the Judge's Choice award.

## 5 REGULAR BUSINESS

A. **2ND QUARTER FINANCIAL REPORT.** The City Council received the Quarterly Financial Report for the second quarter ending December 31, 2018.

Director of Finance Harvey gave the presentation as detailed in the Council Agenda Report. The report primarily focused on the General Fund and Enterprise Funds. The beginning fund balance was nearly $10.72 million.

Concerning City revenues through the second quarter of the year, sales tax receipts were 10.3 percent greater than the second quarter last fiscal year. Much of this variance could be attributed to new business at Enos Ranch that has boosted sales in consumer goods and restaurants. In addition, the City received back payments from the State to correct sales tax allocation errors for prior quarters. Most of those errors were the result of businesses having trouble with reporting sales information in the State's new computer system.

NHIS revenues were about $881,000, which is an increase of 6.4 percent as compared to the $829,000 in receipts received through the second quarter of last year. NHIS material received during the first six months of 2018-19 came from Chevron's San Luis Obispo Tank Farm project, two Vandenberg Air Force Base projects, and the Gaviota Terminal project. However, NHIS activity significantly decreased in January, and is projected to be limited in February and March due to the rainy season. It is unclear when Chevron's San Luis Obispo Tank Farm Project will resume and no other significant projects are anticipated at this time. Based on the uncertainty of NHIS activities, staff anticipates revenues will remain at about $881,000 through June 2019, more than double the original revenue estimate of $400,000.

Permit revenue was approximately $1.2 million or 44.7 percent of budget, and $361,000 less than received during the same period last year. Permits issued in the previous year for Enos Ranch development are the main reason for the decrease in revenues.

General Fund expenditures were at 44.4 percent of budget, and are currently on course to realize $3 million in salary savings in the 2018-19 budget to help address the budget deficit. However, expenditures are still expected to exceed revenue estimates by about $3.7 million.

Concerning Measure U, revenues through the second quarter are ahead of budget at 53.3 percent or $2.6 million. Expenditures are at 47.1 percent of budget or $2.5 million. However, while preparing the Measure U second quarter report, staff discovered three police positions were duplicated in the budget, and costs associated with one of those positions was charged to Measure U in error. Police Measure U budgets were overstated by about $513,000. Approximately, $100,000 of expenditures will be moved from Measure U to General Fund. With these adjustments, Measure U expenditures were on budget at 50.1 percent.

Through the first half of the fiscal year, Measure U revenues exceeded expenditures by $157,000, which increased the fund balance to about $474,000. Through December, 89 percent of all Measure U expenditures were spent on public safety activities, with 36 percent expended on fire operations and 53 percent expended on police operations.

As for the enterprise funds, the Water and Wastewater Fund revenues exceeded expenditures by $4.2 million. Expenditures included the semi-annual debt service interest payment of $746,000 on the 2012 refunding bonds. The remaining $3.9 million payment of principal and interest will be paid in the third quarter of the fiscal year.

For the Solid Waste Fund, revenues exceeded expenditures by $1.4 million.

Transit Fund revenues outpaced expenditures by about $159,000. Fare revenues for the first half of the fiscal year were just short of $410,000, and the fare box ratio is 26 percent.

Councilmember Moats asked if the City was going to exhaust its LEAF fund.

Director of Finance Harvey responded that there would be about $2 million left.

Councilmember Soto asked about the possibility of opening City Hall again on Fridays, and asked for financial comparisons to see how feasible the idea is.

Director of Finance Harvey responded that staff would look into it.

Public Comment
Ernest Armenta asked that a summary of waived mitigation fees on the Enos Ranch project be included in future budget reports.

***Action:*** Report received and filed. Staff to evaluate the feasibility of re-opening Administrative Offices on Fridays.

**REPORT BY CITY MANAGER**
City Manager Stilwell reported that the next Regular City Council Meeting would be March 5, 2019. Items on the agenda would include the Measure U Annual Report, direction on Measure U expenditures, and proclamations for Arbor Week and International Women's Day.

**ORAL REPORTS OF COUNCILMEMBERS AND OFFICERS (INCLUDING AB1234 REPORTS)**
Councilmember Soto reported she attended the League of California Cities New Mayors and Council Members Academy; the Cracker Barrel grand opening; and a Library fundraiser.

Councilmember Moats reported he spoke on the Ben Heighes Radio Show; attended the Planning Commission meeting; the UCSB Economic Forum; the Ethics Training; and the Police Awards breakfast.

Councilmember Cordero reported he had spoken with Andy Caldwell regarding H-2A housing. He also thanked everyone for their support during some health issues he had been experiencing.

Mayor Patino reported she attended two SBCAG Meetings and APCD Board meetings; the Homeless Point In Time Count; a Marian Board of Directors Meeting; the Fighting Back Santa Maria Board Meeting; the Central Coast Literacy Council Annual Volunteer Appreciation; the CAUSE Action Fund Meeting; the Plains All American Pipeline VIP event; the CADCA 29th Annual National Leadership Forum in Washington, D.C.; ethics training; the Annual Police Awards breakfast; a meeting with the Grower/Shipper Association and Strawberry Commission; and the North County Subregional Meeting.

**RECESS - CLOSED SESSION**
The City Council recessed back into Closed Session at 7:05 p.m.

**CLOSED SESSION REPORT: INTERIM CITY ATTORNEY**
Interim City Attorney Sinco announced there was no reportable action with either of the Closed Session items.

**ADJOURNMENT**
There being no further business before the City Council, Mayor Patino declared the City Council meeting adjourned at 7:32 p.m.

Approved at a regular meeting on March 5, 2019.

Rhonda M. Garietz, CMC
Chief Deputy City Clerk and ex officio Clerk
of the City Council

ATTEST:

Rhonda M. Garietz, CMC
Chief Deputy City Clerk

Alice M. Patino
Mayor of the City of Santa Maria